CITY of ELGIN
COUNCIL MINUTES FOR JULY 14, 1998

COUNCILORS PRESENT- Pat McMullen
John Stover
Berta Churchill
John McElravy
Rick Smith - Mayor
ABSENT- Kevin Cooper
Leroy Short

Call to Order
The meeting was called to order at 7 pm by Mayor Rick Smith.

Approval of Minutes
The Mayor called for approval of the minutes of the meetings of June 9, 23 and July 2, 1998. Councilor Churchill moved to approve the minutes as presented, with Councilor Stover as second. The vote was unanimous for approval, motion carried.

Supervisors Reports
The Mayor called for the supervisors reports.

Police- Chief Sibley, Absent: no report.

Public works- Kyle Boylen, Absent: no report. Mayor Smith noted that Mr. Boylen was working late on streets and would not be present.

Library- Sandra Good presented the Council with the library "Collection Development Plan" setting policy for adding to and "weed" of the library's holdings. She also presented a draft of a 10 County library planning project.

Mrs. Good requested permission to sell an Epson Stylus printer that has been surplused and asked for permission to dispose of a table no longer needed. Councilor Stover moved to have Mrs. Good sell the surplus printer and dispose of the table as requested, with Councilor Churchill as second. The vote was unanimous for approval, motion carried.

Fire- Chief McDonald informed the Council of an antique fire equipment show that will be in La Grande this weekend. He also notified the public that the fire season burn restrictions are in effect immediately. Mr. McDonald told the Council that he was working on plans for a new fire hall and that PGG had agreed in principle to provide land for the building at 10th & Baltimore.

Ambulance- Bobbie Laber, Absent: no report.

Municipal Court- Ralph Howell presented the court docket for May & June. He noted that the Court has been quiet during the past two months.

Recorder/Administrator- Joe Garlitz reported that the attorneys are still working (running up a fee) on the contracts for GR Hospital's donation of the Clinic to the City. He also informed the Council that Frank Thomas of Community Connections has volunteered to be on the transportation planning committee. Mayor Smith accepted his offer.

The Council approved a temporary filling clerk in the 1998/99 budget. The position has been advertised and four candidates have been interviewed. Peggy Anthony, Vicki Weaver and Berta Churchill did the interviewing. They have recommended Angela Wheeler for the position. Councilor McMullen moved to hire Mrs. Wheeler for the temporary clerk position, with Councilor Churchill as second. The vote was unanimous for approval, motion carried.

Citizens to Speak

Chris Reis requested that the City look into the situation of vandalism and a nuisance/hazard. Russ Osterloh has stored a mobile home on his lot at the old flour mill property. The trailer home is not occupied and is not setup as a residence. It has been vandalized by some kids and at this time has become a nuisance property, providing a target for further vandalism as an unsecured

building. Mr. Garlitz stated that the police would be informed of the matter.

Committee Reports
The Mayor then called for the committee reports.

Administration: Councilor Stover stated that the bills had been reviewed.

Public Works: Councilor McMullen and Churchill noted that the highway paving was in progress and should be done this week.

Public Safety: Councilor McElravy, no report.

Hearings:
7:15 Alley vacation between Division and Alder on 17th

Notice of the proposed vacation of the alley extending westward from 17th Ave, between Division and Alder has been posted at the alley and in the Elgin Recorder for 4 weeks. No remonstrances have been filed nor any objections or other comments have been received. Robert Swisher was present, asking for the Council to vacate the Street. Councilor McMullen said that he was generally opposed to any vacations but noted that the alley served no purpose and did not go anywhere.

Councilor Churchill stated that she had a potential conflict of interest since a relative of hers was directly affected by the vacation. After further discussion Councilor Churchill moved to vacate the alley as posted, with Councilor McMullen as second. The vote was 4 in favor of approval, with Councilor Churchill abstaining, motion carried.

Old Business
Dara Decker of the Union County Planning Department was present to give the Council, acting as the Transportation Planing Committee (TPC), an overview of the planing program and schedule. The TPC will have several tasks to perform from now until June of 1999. The primary task is to identify transportation concerns, problems and opportunities for the community. To do this the Committee will hold public meetings and have work sessions with ODOT personnel and the Union County Planning Department. The final task of the TPC will be to adopt the transportation plan as drafted.

Hearings:(continued)
7:30 Lucas partition proposal

Jim Lucas has proposed to partition an existing residential lot, 150'x 150', into three lots each 50'x 150'. The property is zoned residential allowing a single family residence on a lot of at least 5,000 square feet and a duplex on at least 6,000 sq.ft. The property is located at the Northwest corner of the intersection of Hartford and N 15th; tax lot 1N 39 10C #102.

The exiting parcel has been approved as a single family dwelling lot. Water and sewer taps have been made for single family dwelling to the lot. Further construction will require the owner to install additional utility connections.

Mr. Garlitz stated that the requested partition meets the minimum standards for lot size. However, due to the disproportionate dimensions of the proposed lots, it is likely that future development and use of the lots would be compromised. After a brief discussion Mr. Lucas stated that he had no real need to divide the property into three lots and that two lots would be acceptable to him.

Property owners within 300' have been notified of the proposed partition. No comments were received regarding the partition. No one was present at the hearing to offer comment.

After discussion Councilor McMullen moved to approve a partition of the parcel in question into two equal lots of 150'x 75', with Councilor Stover as second. The vote was unanimous for approval, motion carried.

New Business
Resolution 1047; re. property boundary adjustments.

Several properties at the north end of 11th Ave require redefinition of property boundaries. The legal descriptions do not match the accepted physical

boundaries. New property line descriptions have been prepared, agreeable to the several property owners. An involved lending agent has asked for a resolution of the governing body stating that the proposed redefinition does not violate or cause a violation of the relevant building and zoning regulations of the City. The redefined boundaries, in fact correct setback violations resulting from the location of the current defined legal boundaries.

Resolution 1047 declaring that the new boundaries do not cause a violation of applicable regulation was presented. Councilor McMullen moved to approve Resolution 1047 as presented, with Councilor Churchill as second. The vote was unanimous for approval, motion carried.

Resolution 1048; Setting wages for 1998/99 fiscal year.

The Council annually sets the wages for City employees. The adopted budget provides for changes in wages. Resolution 1048 setting wages for the 1998/99 fiscal year was presented. Councilor Stover moved to approve wages for current employees as presented in the adopted budget, with Councilor Churchill as second. The vote was unanimous for approval, motion carried.

Resolution 1049; Setting sewer use rates for 1998/99.

Sewer rates are reviewed annually by the Council. Resolution 1049 setting sewer service rates was presented. The net charge for a residence remains the same as in the previous year. Councilor Churchill moved to approve Resolution 1049 as presented, with Councilor McMullen as second. The vote was unanimous for approval, motion carried.

Draft Resolution 1050; Setting water user rates.

The adopted budget provided for some increase in industrial rates charged to BCC mill. A draft resolution was presented for discussion. Jared Rogers of BCC was present. Mr. Rogers researched the history of the water system improvements that provide fire protection to the mill. BCC paid 1/3 the cost of the storage tank and deeded Well 4 to the City, a total value of approximately $200,000. The City sold bonds of $600,000 to construct the tank and the delivery line and to upgrade the distribution system to accommodate the new supply. Water used by BCC was to be metered and charged per the City's rate ordinances for all water except for fire protection.

Mr. Rogers stated that water from the fire line is used for cleanup and is not metered. It was agreed that the water used for these purposes would be estimated and charged according to the current rate resolution.

Mayor Smith stated that he has received a number of complaints regarding low water pressure/flow from residents along the west end of Alder Street. These residents
are tapped into the primary line and are the first users on the main line. It is not possible that the main line is defective, or there would be no water anywhere else in town.

After discussion, it was agreed that someone would be hired to test the flow and pressure in the vicinity of the west end of Alder. This information will be used to try and identify the nature of the problem.

Correspondence
US Census Bureau, re. "Complete Census Committee": The Bureau is requesting the formation of a local committee to assure that the City has a complete count at the 2000 census. They have provided a form with several options. Mayor Smith proposed that the Council act as the committee, and signed the form to that effect.

CCIN: The City is in receipt of a letter describing the renewal terms and costs, and identifying credits for insurance coverage for 1998/99. No action was needed.

Good of the Order

Councilor Stover moved to approve the bills for payment, with Councilor McMullen as second. The vote was unanimous for approval, motion carried.

Councilor Churchill moved to adjourn, with Councilor McMullen as second. The vote was unanimous for approval, motion carried.

Minutes respectfully submitted;

Joe Garlitz,
Recorder/Administrator